



**Kiveton Lane, Todwick Sheffield S26 1DL**



**welcome to**

**Kiveton Lane, Todwick Sheffield**

What a privilege it is for us to market this stunning THREE BEDROOM DETACHED BUNGALOW being immaculately presented with no expense spared on internal fittings by the present owners. Enjoying a sizeable plot with landscaped garden to the rear which is not overlooked.



### **Entrance Hallway**

Solid Oak door leads into the hallway featuring laminate flooring and upright central heating radiator.

### **Lounge**

13' into recess x 19' ( 3.96m into recess x 5.79m )  
Attractively decorated in neutral tones with the main focal point being the feature fire surround with inset electric stove. The lounge is complimented with laminate flooring, spotlights to the ceiling and central heating radiator.

### **Conservatory**

13' x 14' ( 3.96m x 4.27m )

A most useful addition to the living accommodation and having laminate flooring and central heating radiator.

### **Kitchen**

20' x 12' 11" ( 6.10m x 3.94m )

Impressive kitchen fitted with a generous range of base and wall units set above and below wooden worktops. Inset double Belfast sink, integrated appliances comprising of fridge and freezer, microwave ,washing machine and dryer. The Range oven with extractor above is included in the sale. There is a central island providing additional workspace with wine rack beneath. Front and rear facing double glazed windows allow for an abundance of natural light to the kitchen with a stable style door giving access to the rear. Bifold doors open into the lounge. The flooring is laminated and the ceiling features recessed spotlights.

### **Inner Hallway**

With built in storage cupboard.

### **Bedroom One**

13' into doorway x 18' to front of wardrobes ( 3.96m into doorway x 5.49m to front of wardrobes )

Master bedroom with front facing double glazed windows and further double glazed French doors. Central heating radiator and wooden flooring. Door

the en-suite.

### **En-Suite**

Superb en-suite with oval bath, vanity hand wash basin, low flush WC and heated towel rail. Complimentary tiling to the floor, panelling to half wall, recessed spotlights to the ceiling.

### **Bedroom Two**

10' to front of wardrobes x 9' ( 3.05m to front of wardrobes x 2.74m )

Second double bedroom having a range of built in wardrobes providing ample hanging and storage space. Rear facing double glazed window, laminate flooring and recessed spotlights to the ceiling.

### **Bedroom Three**

6' 10" x 8' 11" ( 2.08m x 2.72m )

Having a side facing double glaze window, laminate flooring, central heating and recessed spotlights to the ceiling. Built in wardrobes to one wall.

### **Bathroom**

Shower enclosure with rainfall shower head, low flush WC, pedestal hand wash basin and heated towel rail. Glass storage units with side shelving. The bathroom is complimented with half panelling to the walls and tiling to the floor.

### **Exterior And Gardens**

The bungalow is approached from a shared access drive which is turn leads to a private driveway and to the detached double garage. The front of the property is paved for low maintenance and enjoys a degree of privacy and is the ideal spot for patio furniture for al fresco dining. The rear has a well tended shaped lawn with pebbled borders and a variety of low lying plants and shrubs. The garden is not overlooked with fencing to the sides. There is also a gate opening out to woodland and open fields ideal for dog walking. There is an outside storage unit which houses the Vaillant combination boiler. Outside cold water supply.

### **Double Detached Garage**

Having electrically controlled doors, power and lighting with useful storage area to the roof.



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welcome to

## Kiveton Lane, Todwick Sheffield

- STUNNING THREE BEDROOM DETACHED BUNGALOW WITH DOUBLE GARAGE
- PRIME LOCATION WITHIN TODWICK VILLAGE
- IMMACULATELY MAINTAINED THROUGHOUT
- WARRANTING A FULL INSPECTION
- Council tax band E

Tenure: Freehold EPC Rating: D

offers in excess of

**£390,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
DGT107071 - 0002

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